

Minutes of the Public Works Committee September 15, 2011

Chair David Swan called the meeting to order at 8:30 a.m.

Committee Members Present: County Board Supervisors David Swan (Chair), Walter Kolb, Pauline Jaske, Pamela Meyer, Tom Schellinger, Daniel Draeger, Peter Gundrum.

Also Present: County Board Chief of Staff Mark Mader, Legislative Associate Karen Phillips, Emergency Preparedness Director Richard Tuma, Inspector Steve Marks, Business Manager Lyndsay Johnson, Jail Administrator Mike Giese, Public Works Director Allison Bussler, Fleet Manager Bob Rauchle, Building Operations Manager Mark Keckeisen, Architectural Services Manager Dennis Cerreta, Business Manager Betsy Forrest, Airport Manager Keith Markano, Budget Management Specialist Linda Witkowski, Senior Landscape Architect Pam Linn, Parks and Land Use Director Dale Shaver, Clerk of Courts Kathy Madden, District Court Administrator Mike Neimon, Senior Civil Engineer Kevin Yanny, Senior Civil Engineer Ed Hinrichs, Senior Civil Engineer Mike Grulke, Architectural Engineering Technician Mike Wells, Senior Civil Engineering Technician Rick Harley.

Approve Minutes of August 11, 2011

MOTION: Schellinger moved, second by Kolb, to approve the minutes of August 11, 2011. Motion carried 6-0.

Gundrum arrived at 8:31 a.m.

Future Meeting Date

- September 29, 2011

Correspondence

- Letter and operational planning meeting minutes from Allison Bussler to Jim Dwyer regarding project 2949-00-00: CTH CW-Ashippun River Bridge
- Letter from Dr. Joe A. Schroeder, Muskego Superintendent of Schools, to Allison Bussler regarding the quality completion of the County Y and Woods Road intersection improvement project (Draeger)
- Pamphlet titled "Our Water, Our Work – Friends of the Mukwonago River" (Meyer)

Chair's Executive Committee Report of September 8, 2011

Swan reviewed agenda items discussed at the Executive Committee meeting of September 8, 2011, which included review of the 2012-2016 Capital Projects Plan. Capital projects discussion will continue at the September 19th Executive Committee meeting.

Approval of Bid: Waukesha County Administration Center Courtyard & Entrance (PLU110082)

Shaver and Linn reviewed the bid specifications for this project. The base bid includes the resurfacing of the existing concrete surface in the courtyard and partial sidewalk resurfacing in the entrance area. The bid also includes several alternates: (A) modular system vegetative roof and wall anchors; (B) wood pergolas and associated footings; (C) construction of masonry area well extensions; (D) addition of penetrating sealer to concrete construction; (E) installation of tumbled pavers in lieu of base bid special paving; (F) installation of pre-cast pavers in lieu of base bid special paving; (G) installation of specialty concrete in lieu of base bid special paving; (H) installation of cut stone seat walls in the courtyard and employee entrance; and (I) installation of a remote exterior hose bibb at the connector roof.

The County has selected to accept alternates D and G to be included in the final contract scope.

The apparent low bid was submitted by Ray Stadler Construction Co., Inc. in the amount of \$127,400 for the base bid (\$92,900), alternate D (\$4,500), and alternate G (\$30,000).

MOTION: Jaske moved, second by Draeger, to approve the bid by Ray Stadler Construction Co. Inc. in the amount of \$127,400 for the base bid and alternates D and G. Motion carried 7-0.

Approval of Bid: Waukesha County Parks Fall Paving 2011 (PLU11-06)

Linn explained the bid had a discrepancy between the plans and specifications. The specifications incorrectly referenced a Department of Transportation standard for chip and seal, whereas the plans referenced seal coating. No questions were raised by contractors during the pre-bid meeting in regard to the discrepancy. The error was realized after the bids were opened. Linn recommended that all bids for this project be rejected due to erroneous bid specifications. The project will be rebid in January 2012 in conjunction with the Public Works paving bid with construction planned for the spring.

MOTION: Kolb moved, second by Schellinger, to approve the bid for the Waukesha County Parks Fall Paving 2011 (PLU11-06) project. Motion carried: 0-7 (all bids were rejected based on staff recommendation).

Review and Discuss 2012–2016 Capital Projects Plan Relative to Public Works (Items 1-34):

Bussler thanked her managers and staff, Witkowski, and County Board staff for their contributions to the capital projects plan. With a PowerPoint presentation accompaniment, Bussler reviewed capital project plan items 1-34, assisted by staff and departmental project plan sponsors.

Item 1 Master Plan Update-Markano reviewed the background of need for an updated master plan. He explained the master plan should be updated every ten years to keep airport development issues current and relevant to what is projected for the long-term future of the airport. Bussler stated it is more of a “wish list”; it is up to staff and the County Board to test and balance the plan to determine which of the proposed plan items would be feasible.

Item 2 Airport Facility Upgrades- Project is as planned.

Item 3 Reconstruct Hangar 674-Results of a tenant poll indicate there would be full occupancy for the a hangar. Jaske asked what is the return on investment (ROI) for this type of project. Markano stated the ROI is about 20 years; however, the buildings are expected to last much longer. The current hangars are about 48 years old.

Item 4 Fuel Site Upgrades-Rauchle explained this project is needed to upgrade fuel tanks and aging infrastructures due to changes in the state fuel regulations (Comm 10). The upgrades will take place at three locations: Central Fleet, North Prairie and Nashotah.

Item 5 Courthouse Future Study-Bussler said this project is being reintroduced after it was pulled out of the plan last year. The plan proposes moving the courthouse study to 2014, allowing enough time for a 2017 construction project. The study would provide a comprehensive analysis of two options: construct a new courthouse facility or remodel the existing courthouse. Bussler opined it would likely be a renovation. There are real needs now in the courthouse; however some projects have been put off. Bussler reasoned that 2017 would be good timing for a another new large project – the new HHS building would be completed by that time. With timing the study for 2014, it would be closer to the time the decision would be made, rather than doing the study too early and having it sit on a shelf for several years. Madden agreed with the proposed timeline. Neimon stated that hopefully the study is not being done with

the decision to remodel already made; the study needs to address not only “bricks and mortar” but also the business practice of the courts to make service delivery more efficient and effective. The chief judge’s concern is that if the study is pushed too far out, many infrastructure changes would have been already made that would influence the decision in favor of renovation. After further discussion, the Committee voiced no objections to the proposed timeline for the courthouse study.

Item 6 Health & Human Services Bldg-Bussler discussed the cash flow update for this project, which involves moving \$2 million from 2013 to 2012.

Item 7 Jail Holding Cells- Giese addressed the need for this new project. The number of inmates with special needs (mental health, medical, AODA issues, etc.), as well as very violent and dangerous individuals, has increased beyond what was anticipated. This project involves the construction of a group holding cell to accommodate 8-12 inmates by utilizing an unfinished area adjacent to pod 1. The project is cost neutral for staffing; no additional staff would be required. Giese further expounded on jail population issues, further justifying the needed for this project.

Item 8 Communications Center Expansion- Tuma reviewed the plan for the Communications Center expansion project. The expansion would accommodate additional communities joining the WCC.

Item 9 Highway Substation Roofing Upgrades-Project is as planned. The work includes replacement of multiple roof sections at three substations. Partial costs can be submitted to the State for reimbursement because some of the State’s equipment is stored in these buildings.

Item 10 Administration Center Roofing Upgrades-Project is as planned. The project was originally planned for 2008; however the roof was patched to prolong its life and delaying construction until 2015.

Item 11 Highway Substation HVAC Upgrades-The need for this project is supported by the 1999 LAW study and the equipment condition analysis by DPW Facilities Management staff.

Item 12 MHC Chiller Upgrades-This project is for the replacement of the chillers and controls at the Mental Health Center after 22 years. The current equipment was a lower end product that fit the budget and specs at the time of installation.

Item 13 Hwy Ops-Fleet HVAC Upgrades-This new project will upgrade HVAC equipment that is not performing as well as expected. Budget and concept in 2015 and construction in 2017 is proposed.

Item 14 Energy Efficiency Improvements-This project continues the implementation of energy efficient lighting improvements with a short-term ROI in partnership with the Department of Parks and Land Use. Keckeisen reviewed a graph of the energy efficiency improvements in terms of therm usage (gas) and water usage from years 2005-2008 to show the savings.

Item 15 UWW Boiler, Chiller & Controls Replacement-Bussler reviewed the history of the County’s 90-year lease agreement with the University of Wisconsin – Waukesha (UW-W). A study on the central heating and cooling plant was completed in 2008 and recommended the replacement of aging boilers, chillers and controls. The useful life expectancy of such equipment is 25-30 years; much of the existing equipment is over 40 years old. UW-W is currently conducting energy audits. It is possible the State may fund the upgrade to increase energy efficiency at the facility, so the project is being delayed.

Item 16 UWW Roofing Upgrades-This new project is being proposed as the previous project (Item 15) is

delayed. The project replaces 25 separate roofing areas. A roofing survey indicated that upgrades are needed to maintain the integrity of the roofs.

Bussler recognized Rick Harley, who is retiring after 33 years with Waukesha County. She commended him for his excellent work in running the County's paving program.

Bussler continued with a review of the Public Works – Highways (Items 17-34) as outlined in the 2012-2016 Capital Projects Plan.

Item 17 CTH VV, CTH Y to Jackson- Project is as planned and on schedule.

Item 18 CTH O, CTH HH to Grange Ave.- Project is as planned.

Item 19 CTH I, CTH ES to CTH O Rehab- Project is as planned.

Item 20 CTH C, Mill Street to Oakwood Road- Project is as planned.

Item 21 CTH D, Calhoun-Intersection- This project includes the construction of a signalized intersection.

Item 22 CTH F Rehabilitation (I94-STH 190)- There is a slight delay in construction. Federal aid is being used for this project.

Item 23 CTH NN, STH 93 to CTH ES- The revenue source changed to the Surface Transportation Program Urban-Mukwonago.

Item 24 CTH ES, Fox River Bridge- A study was done and the project will be resubmitted for funding through federal bridge aid.

Item 25 Waukesha West Bypass- A number of challenges have occurred, including a delay due to requests for more information on the rejected routes from the EPA and the Army Corps of Engineers. Costs have been updated to reflect land acquisition needs and expenditure/revenue increases which resulted from an agreement designating the County as the entity that will front project money and then be reimbursed by the State.

Item 26 CTH L, CTH Y to Moorland Road- Approximately \$5.5 million in federal aid is anticipated for this project. Updated costs reflect the current design cost, 60% construction cost estimates and estimated City of Muskego amenities.

Item 27 CTH M, CTH YY to East County Line- The project includes a cost update due to replacement of a bridge. (A revised project sheet was provided to the Committee prior to the meeting.)

Item 28 CTH M, Calhoun Rd-CTH YY- This new project is the second phase of the North Avenue road project.

Item 29 CTH Q Oconomowoc River Bridge- This project qualifies for federal funding. Waukesha County will apply for federal aid for this new bridge project.

Item 30 Bridge Aid Program- The project budget has a significant balance due to few requests from communities for bridge aid.

Item 31 Culvert Replacement Program- Project is as planned.

Item 32 Repaving Program 2008-2012- Project is as planned. County roadway resurfacing and rehabilitation projects are based on pavement conditions determined by the PAVER pavement management system and department review.

Item 33 Signal/Safety Improvements-This project is ongoing. Over the next two years, the North Avenue/Brookfield Road and Highway D/Sunnyslope Road intersections will be studied and constructed.

Item 34 Repaving Program 2013-2017-This project is ongoing. Cost updates reflect the increase of current industry prices.

MOTION: Jaske moved, second by Gundrum, to adjourn at 11:21 a.m. Motion carried 7-0.

Respectfully submitted,

Pauline T. Jaske
Secretary